



Harding Terrace

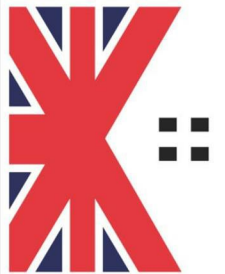
Darlington DL3 6HG

£640 Per Calendar Month





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BRITISH
PROPERTY
AWARDS
2020 - 2021

GOLD WINNER

LETTING AGENT
IN DARLINGTON

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Harding Terrace

Darlington DL3 6HG



- 3 Bedrooms
- Spacious Property
- Close to local schools

- Modern Kitchen & Bathroom
- Denes Area
- Close to amenities

- Unfurnished
- Walking distance to Town Centre

A rare opportunity to rent this immaculately presented, three bedroom, family home on a sought after street in the Denes area of Darlington. The property has gas central heating and double glazing with contemporary kitchen and bathroom. Viewing is highly recommended at the earliest opportunity.

Entrance Hallway

With double glazed front door and staircase to the first floor.

Living Room

11'10" x 12'4" (3.63 x 3.78)

Situated to the front with double glazed bay window, gas central heating radiator, feature fireplace.

Dining Room

11'9" x 14'1" (3.6 x 4.3)

Situated to the rear with double glazed french doors leading out to the pleasing rear courtyard, storage cupboard, fitted storage units and feature fireplace.

Kitchen

5'4" x 10'5" (1.64 x 3.18)

Modern fitted kitchen with a modern range of wall and floor units, contrasting work surfaces, integrated oven, overhead extractor unit, plumbing for an automatic washing machine, double glazed window.

First Floor

Landing.

Bedroom 1

10'5" x 12'5" (3.18 x 3.79)

Situated to the front. With double glazed window and feature fireplace.

Bedroom 2

11'8" x 13'2" (3.56 x 4.03)

Situated to the rear. With double glazed window.

Bedroom 3

6'10" x 8'8" (2.10 x 2.65)

Situated to the front. With double glazed window.

Bathroom

Fitted with a modern suite comprising panelled bath, pedestal wash hand basin, low level wc.

Externally

The property has a forecourt to the front and enclosed south facing rear courtyard.

Council Tax

Band A

Holding Deposit

All of our rental properties require a Holding Deposit equivalent to 1 week's rent. The Tenant is entitled for this Holding Deposit to be repaid within 15 calendar days of their application proceeding. However, in most cases we hope to repay this to the Tenant on the

day you move in and this will be deducted from your first month's rent. This will need to be agreed with the Tenant during the application process.

You will lose your Holding Deposit if any of the following occurs:

1. You give us false or misleading information. For example, incorrect salary/income details or you fail to tell us about a CCJ.
2. You fail a Right to Rent check and are not eligible to reside in the UK.
3. You withdraw your application.
4. You drag your feet during the application process.

Deposit (Bond)

The deposit (bond) amount is equivalent to 5 weeks' rent.

Venture Properties

We are Darlington's leading letting agent, letting more properties than any other agent in Darlington, and are proud to be an independent company. What does this mean for tenants? If the property is managed by Venture Properties, you will be assigned your own Property Manager who will look after you during the duration of your tenancy. The staff will be located in our Darlington office and not in a call centre out of town, which you will get with some other agents.

Ground Floor



First Floor



Sketch Plan: Not To Scale. For Illustrative Purposes Only. Produced by Carver Building Surveyors.
Plan produced using PlanUp.



Property Information

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